



Chicago Title Company

Commercial/Industrial Division,
16969 Von Karman, Suite 200 Irvine, CA 92606 (949) 263-0123

Title Department:

Chicago Title Company
Attn: John Kemper
Email: KemperJ@CTT.com
Phone: (949) 263-4040
Fax: (949) 263-1866
Order No.: 603813735-M10

Customer Information:

City of Long Beach
333 W. Ocean Blvd. 3rd Floor
Long Beach, CA 90802
Attn: Nancy Garver
Email: Nancy_Garver@LongBeach.gov

PRELIMINARY REPORT

Property Address: NO SITUS
LONG BEACH, CA

Dated as of: JUNE 15, 2006 at 7:30 am

CHICAGO TITLE INSURANCE COMPANY hereby reports that it is prepared to issue, or cause to be issued, as of the date hereof, a Policy or Policies of Title Insurance describing the land and the estate or interest therein hereinafter set forth, insuring against loss which may be sustained by reason of any defect, lien or encumbrance not shown or referred to as an Exception in Schedule B or not excluded from coverage pursuant to the printed Schedules, Conditions and Stipulations of said Policy forms.

The printed Exceptions and Exclusion from the coverage of said Policy or Policies are set forth in the attached list. Copies of the Policy forms are available upon request.

Please read the exceptions shown or referred to in Schedule B and the exceptions and exclusions set forth in the attached list of this report carefully. The exceptions and exclusions are meant to provide you with notice of matters which are not covered under the terms of the title insurance policy and should be carefully considered. It is important to note that this preliminary report is not a written representation as to the condition of title and may not list all liens, defects, and encumbrances affecting title to the land.

THIS REPORT (AND ANY SUPPLEMENTS OR AMENDMENTS HERETO) IS ISSUED SOLELY FOR THE PURPOSE OF FACILITATING THE ISSUANCE OF A POLICY OF TITLE INSURANCE AND NO LIABILITY IS ASSUMED HEREBY. IF IT IS DESIRED THAT LIABILITY BE ASSUMED PRIOR TO THE ISSUANCE OF A POLICY OF TITLE INSURANCE, A BINDER OR COMMITMENT SHOULD BE REQUESTED.

SCHEDULE A

THE FORM OF POLICY OF TITLE INSURANCE CONTEMPLATED BY THIS REPORT:

PRELIMINARY REPORT ONLY

1. THE ESTATE OR INTEREST IN THE LAND HEREINAFTER DESCRIBED OR REFERRED TO COVERED BY THIS REPORT IS:

A FEE

2. TITLE TO SAID ESTATE OR INTEREST AT THE DATE HEREOF IS VESTED IN:

UNITED STATES OF AMERICA, AND ITS ASSIGNS

3. THE LAND REFERRED TO IN THIS REPORT IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF LOS ANGELES AND IS DESCRIBED IN THE LEGAL DESCRIPTION, ATTACHED HERETO:

END OF SCHEDULE A

LEGAL DESCRIPTION

THAT PORTION OF LOT 5 OF TRACT NO. 10548, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 174 PAGES 15 THROUGH 23 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF TRACT NO. 11451, AS PER MAP RECORDED IN BOOK 255 PAGES 40 AND 41 OF MAPS IN SAID COUNTY RECORDER'S OFFICE, SAID CORNER ALSO BEING IN THE SOUTHERLY LINE OF SAID LOT 6; THENCE ALONG SAID SOUTHERLY LINE, NORTH 89° 47' 45" WEST 739.00 FEET TO THE SOUTHEAST CORNER OF TRACT NO. 14231, AS PER MAP RECORDED IN BOOK 323 PAGES 38 THROUGH 41 INCLUSIVE OF MAPS IN SAID COUNTY RECORDER'S OFFICE; THENCE ALONG THE EASTERLY LINE OF SAID TRACT NO. 14231, NORTH 0° 11' 15" EAST 1614.85 FEET TO THE NORTHEAST CORNER OF SAID TRACT NO. 14231, SAID NORTHEAST CORNER ALSO BEING IN A CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 2000.00 FEET A RADIAL LINE TO SAID POINT BEARS SOUTH 18° 09' 49" WEST; THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 4° 02' 05" AN ARC DISTANCE OF 140.84 FEET; THENCE TANGENT TO SAID CURVE SOUTH 67° 48' 06" SECONDS EAST 267.21 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 2000.00 FEET; THENCE SOUTHEASTERLY ALONG LAST SAID CURVE THROUGH A CENTRAL ANGLE OF 10° 44' 53" AN ARC DISTANCE OF 375.18 FEET TO THE NORTHWEST CORNER OF SAID TRACT NO. 11451; THENCE ALONG THE WESTERLY LINE OF SAID TRACT NO. 11451, SOUTH 0° 11' 15" WEST 1359.46 FEET TO THE POINT OF BEGINNING.

EXCEPT THEREFROM ANY PORTION THEREOF LYING WITHIN WILLOW STREET, AS DESCRIBED IN THE DEED TO THE CITY OF LONG BEACH, RECORDED OCTOBER 19, 1952 AS INSTRUMENT NO. 2319 IN BOOK 40057 PAGE 241 OF OFFICIAL RECORDS.

ALSO EXCEPT THAT PORTION OF LOT 5 DESCRIBED IN THE DEED RECORDED SEPTEMBER 13, 1982 AS INSTRUMENT NO. 82-924161 OF OFFICIAL RECORDS.

NOTE: THE ABOVE DESCRIPTION IS SOLELY PROVIDED AS AN ACCOMMODATION TO FACILITATE THIS REPORT. THERE IS NO DESCRIPTION OF RECORD THAT DESCRIBES JUST APN 7218-002-914. NO INSTRUMENTS FOR RECORDATION FOR THE PURPOSE OF TITLE INSURANCE SHOULD BE PREPARED BASED ON THIS DESCRIPTION.

END OF LEGAL DESCRIPTION

SCHEDULE B

AT THE DATE HEREOF EXCEPTIONS TO COVERAGE IN ADDITION TO THE PRINTED EXCEPTIONS AND EXCLUSIONS IN THE POLICY FORM DESIGNATED ON THE FACE PAGE OF THIS REPORT WOULD BE AS FOLLOWS:

- A. PROPERTY TAXES, INCLUDING ANY ASSESSMENTS COLLECTED WITH TAXES, TO BE LEVIED FOR THE FISCAL YEAR 2006-2007 THAT ARE A LIEN NOT YET PAYABLE.

ASSESSORS PARCEL NO.: [7218-002-914](#)

- B. PROPERTY TAXES, FOR THE FISCAL YEAR 2005 - 2006 ARE PAID. FOR PRORATION PURPOSES THE AMOUNTS ARE:

1 ST INSTALLMENT:	\$0.00 PAID
2 ND INSTALLMENT:	\$0.00 PAID
CODE AREA:	0005500

ASSESSORS PARCEL NO.: [7218-002-914](#)

- C. THE LIEN OF SUPPLEMENTAL OR ESCAPED ASSESSMENTS OF PROPERTY TAXES, IF ANY, MADE PURSUANT TO THE PROVISIONS OF PART 0.5, CHAPTER 3.5 OR PART 2, CHAPTER 3, ARTICLES 3 AND 4 RESPECTIVELY (COMMENCING WITH SECTION 75) OF THE REVENUE AND TAXATION CODE OF THE STATE OF CALIFORNIA AS A RESULT OF THE TRANSFER OF TITLE TO THE VESTEE NAMED IN SCHEDULE A; OR AS A RESULT OF CHANGES IN OWNERSHIP OR NEW CONSTRUCTION OCCURRING PRIOR TO DATE OF POLICY.

1. A DOCUMENT SUBJECT TO ALL THE TERMS, PROVISIONS AND CONDITIONS THEREIN CONTAINED.

ENTITLED:	NEGATIVE COVENANT AGREEMENT
RECORDED:	OCTOBER 27, 1982 AS INSTRUMENT NO. 82-1079688 OF OFFICIAL RECORDS

REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.

END OF SCHEDULE B

INFORMATIONAL NOTES

NOTE NO. 1:

1. NO GUARANTEE IS GIVEN NOR LIABILITY ASSUMED WITH RESPECT TO THE IDENTITY OF ANY PARTY NAMED OR REFERRED TO HEREIN OR WITH RESPECT TO THE VALIDITY, LEGAL EFFECT, OR PRIORITY OF ANY MATTER SHOWN HEREIN.
2. NEITHER SHOULD ANY INSTRUMENTS FOR RECORDATION BE PREPARED BASED ON THIS REPORT, AND THIS COMPANY ASSUMES NO LIABILITY IF THIS REPORT IS USED FOR ANY PURPOSE IN VIOLATION OF THE REAL ESTATE LAW AND/OR "SUBDIVISION MAP ACT."
3. ANY AND ALL EXCLUSIONS AS SHOWN ON THE ATTACHMENT TO THIS REPORT APPLY.

NOTE NO. 2: SECTION 12413.1, CALIFORNIA INSURANCE CODE BECAME EFFECTIVE JANUARY 1, 1990. THIS LEGISLATION REGULATES THE DISBURSEMENT OF FUNDS DEPOSITED WITH ANY TITLE ENTITY ACTING IN AN ESCROW OR SUB-ESCROW CAPACITY. THE LAW REQUIRES THAT ALL FUNDS BE DEPOSITED AND COLLECTED BY THE TITLE ENTITY'S ESCROW AND/OR SUB-ESCROW ACCOUNT PRIOR TO DISBURSEMENT OF ANY FUNDS. SOME METHODS OF FUNDING MAY BE SUBJECT TO A HOLDING PERIOD, WHICH MUST EXPIRE BEFORE ANY FUNDS MAY BE DISBURSED. IN ORDER TO AVOID ANY SUCH DELAYS, ALL FUNDING SHOULD BE DONE VIA WIRE TRANSFER. FUNDS DEPOSITED WITH THE COMPANY VIA WIRE TRANSFER MAY BE DISBURSED UPON RECEIPT. FUNDS DEPOSITED BY CASHIERS CHECKS, CERTIFIED CHECKS, AND TELLER'S CHECKS IS ONE BUSINESS DAY AFTER THE DAY DEPOSITED. OTHER CHECKS MAY REQUIRE HOLD PERIODS FROM TWO TO FIVE BUSINESS DAYS AFTER THE DAY DEPOSITED, AND MAY DELAY YOUR CLOSING. THE COMPANY MAY RECEIVE BENEFITS FROM SUCH BANKS BASED UPON THE BALANCES IN SUCH ACCOUNTS. SUCH BENEFITS WILL BE RETAINED BY THE COMPANY AS PART OF ITS COMPENSATION FOR HANDLING SUCH FUNDS.

NOTE NO. 3: THE CHARGE WHERE AN ORDER IS CANCELLED AFTER THE ISSUANCE OF THE REPORT OF TITLE, WILL BE THAT AMOUNT WHICH IN THE OPINION OF THE COMPANY IS PROPER COMPENSATION FOR THE SERVICES RENDERED OR THE PURPOSE FOR WHICH THE REPORT IS USED, BUT IN NO EVENT SHALL SAID CHARGE BE LESS THAN THE MINIMUM AMOUNT REQUIRED UNDER SECTION 12404.1 OF THE INSURANCE CODE OF THE STATE OF CALIFORNIA. IF THE REPORT CANNOT BE CANCELLED "NO FEE" PURSUANT TO THE PROVISIONS OF SAID INSURANCE CODE, THEN THE MINIMUM CANCELLATION FEE SHALL BE THAT PERMITTED BY LAW.

NOTE NO. 4: CALIFORNIA REVENUE AND TAXATION CODE SECTION 18668, EFFECTIVE JANUARY 1, 1991, REQUIRES THAT THE BUYER IN ALL SALES OF CALIFORNIA REAL ESTATE, WITHHOLD 3-1/3% OF THE TOTAL SALES PRICE AS CALIFORNIA STATE INCOME TAX, SUBJECT TO THE VARIOUS PROVISIONS OF THE LAW AS THEREIN CONTAINED, AND AS AMENDED.

INFORMATIONAL NOTES

(continued)

NOTE NO. 5: WIRE TRANSFERS

IN THE EVENT YOUR TRANSACTION IS BEING ESCROWED BY A CHICAGO TITLE OFFICE, CONTACT SHOULD BE MADE WITH THE OFFICE TO OBTAIN CORRECT WIRING INSTRUCTIONS. FAILURE TO DO SO COULD RESULT IN A DELAY IN THE RECEIPT OF FUNDS AND SUBSEQUENT CLOSING OF YOUR TRANSACTION.

CHICAGO TITLE WILL DISBURSE BY WIRE-OUT ONLY COLLECTED FUNDS OR FUNDS RECEIVED BY CONFIRMED WIRE-IN.

THE FEE FOR EACH WIRE-OUT IS \$25.00.

THE COMPANY'S WIRE-IN INSTRUCTIONS ARE:

BANK:	UNION BANK 2001 MICHELSON DRIVE IRVINE, CA 92714
BANK ABA NO.:	122000496
ACCOUNT NAME:	CHICAGO TITLE COMPANY, C&I/SUBDIVISION – IRVINE
ACCOUNT NO.:	9120052915
FOR CREDIT TO:	CHICAGO TITLE COMPANY 16969 VON KARMAN, SUITE 200 IRVINE, CA 92606
ORDER NO.:	603813735-M10

NOTE NO. 6: THE PLAT, (MAP), WHICH IS ATTACHED TO THIS REPORT, IS TO ASSIST YOU IN LOCATING LAND WITH REFERENCE TO STREETS AND OTHER PARCELS. WHILE THIS PLAT IS BELIEVED TO BE CORRECT, THE COMPANY ASSUMES NO LIABILITY FOR ANY LOSS OCCURRING BY REASON OF RELIANCE THEREON.

[SEE EXCLUSIONS FROM COVERAGE](#)

[PRIVACY STATEMENT](#)

IMPORTANT INFORMATION:

FOR THOSE OF YOU RECEIVING THIS REPORT BY ELECTRONIC DELIVERY THE PRIVACY STATEMENT AND EXCLUSIONS FROM COVERAGE ARE LINKED TO THIS REPORT. PLEASE REVIEW THIS INFORMATION BY SELECTING THE LINK. FOR THOSE OF YOU WHO ARE RECEIVING A HARD COPY OF THIS REPORT, A COPY OF THIS INFORMATION HAS BEEN SUBMITTED FOR YOUR REVIEW.



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Commercial/Industrial Division,
16969 Von Karman, Suite 200 Irvine, CA 92606 (949) 263-0123

Title Department:

Chicago Title Company
Attn: John Kemper
Email: KemperJ@CTT.com
Phone: (949) 263-4040
Fax: (949) 263-1866
Order No.: 603813734-M10

Customer Information:

City of Long Beach
333 W. Ocean Blvd. 3rd Floor
Long Beach, CA 90802
Attn: Nancy Garver
Email: Nancy_Garver@LongBeach.gov

PRELIMINARY REPORT

Property Address: NO SITUS
LONG BEACH, CA

Dated as of: JULY 5, 2006 at 7:30 am

CHICAGO TITLE INSURANCE COMPANY hereby reports that it is prepared to issue, or cause to be issued, as of the date hereof, a Policy or Policies of Title Insurance describing the land and the estate or interest therein hereinafter set forth, insuring against loss which may be sustained by reason of any defect, lien or encumbrance not shown or referred to as an Exception in Schedule B or not excluded from coverage pursuant to the printed Schedules, Conditions and Stipulations of said Policy forms.

The printed Exceptions and Exclusion from the coverage of said Policy or Policies are set forth in the attached list. Copies of the Policy forms are available upon request.

Please read the exceptions shown or referred to in Schedule B and the exceptions and exclusions set forth in the attached list of this report carefully. The exceptions and exclusions are meant to provide you with notice of matters which are not covered under the terms of the title insurance policy and should be carefully considered. It is important to note that this preliminary report is not a written representation as to the condition of title and may not list all liens, defects, and encumbrances affecting title to the land.

THIS REPORT (AND ANY SUPPLEMENTS OR AMENDMENTS HERETO) IS ISSUED SOLELY FOR THE PURPOSE OF FACILITATING THE ISSUANCE OF A POLICY OF TITLE INSURANCE AND NO LIABILITY IS ASSUMED HEREBY. IF IT IS DESIRED THAT LIABILITY BE ASSUMED PRIOR TO THE ISSUANCE OF A POLICY OF TITLE INSURANCE, A BINDER OR COMMITMENT SHOULD BE REQUESTED.

SCHEDULE A

THE FORM OF POLICY OF TITLE INSURANCE CONTEMPLATED BY THIS REPORT:

PRELIMINARY REPORT ONLY

1. THE ESTATE OR INTEREST IN THE LAND HEREINAFTER DESCRIBED OR REFERRED TO COVERED BY THIS REPORT IS:

A FEE

2. TITLE TO SAID ESTATE OR INTEREST AT THE DATE HEREOF IS VESTED IN:

UNITED STATES OF AMERICA AND ITS ASSIGNS

3. THE LAND REFERRED TO IN THIS REPORT IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF LOS ANGELES AND IS DESCRIBED IN THE LEGAL DESCRIPTION, ATTACHED HERETO:

END OF SCHEDULE A

LEGAL DESCRIPTION

THAT PORTION OF LOT 6 OF TRACT NO. 10548, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 174 PAGES 15 THROUGH 23 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF TRACT NO. 11451, AS PER MAP RECORDED IN BOOK 255 PAGES 40 AND 41 OF MAPS IN SAID COUNTY RECORDER'S OFFICE, SAID CORNER ALSO BEING IN THE SOUTHERLY LINE OF SAID LOT 6; THENCE ALONG SAID SOUTHERLY LINE, NORTH 89° 47' 30" WEST 738.98 FEET TO THE SOUTHEAST CORNER OF TRACT NO. 16183, AS PER MAP RECORDED IN BOOK 356, PAGES 24 AND 25 OF MAPS IN THE OFFICE OF SAID COUNTY RECORDER; THENCE ALONG THE EASTERLY LINE OF SAID TRACT NO. 16183, NORTH 0° 11' 15" EAST 1142.15 FEET TO A POINT 420.00 FEET SOUTHERLY THEREON FROM THE SOUTHERLY LINE OF WILLOW STREET AS SHOWN ON SAID TRACT NO. 16183; THENCE SOUTH 89° 48' 45" EAST 64.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89° 48' 45" EAST 519.40 FEET TO A POINT ON A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 75.00 FEET, A RADIAL OF SAID CURVE TO LAST SAID POINT BEARS NORTH 32° 04' 58" WEST; THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 32° 16' 13" AN ARC DISTANCE OF 42.24 FEET; THENCE SOUTH 89° 48' 45" EAST, 115.54 FEET TO THE WESTERLY LINE OF ABOVE SAID TRACT NO. 11451; THENCE ALONG SAID WESTERLY LINE SOUTH 0° 11' 15" WEST, 55.45 FEET; THENCE NORTH 89° 48' 45" WEST; 674.98 FEET; THENCE NORTH 0° 11' 15" EAST, 43.87 FEET TO THE TRUE POINT OF BEGINNING.

END OF LEGAL DESCRIPTION

SCHEDULE B

AT THE DATE HEREOF EXCEPTIONS TO COVERAGE IN ADDITION TO THE PRINTED EXCEPTIONS AND EXCLUSIONS IN THE POLICY FORM DESIGNATED ON THE FACE PAGE OF THIS REPORT WOULD BE AS FOLLOWS:

- A. PROPERTY TAXES, INCLUDING ANY ASSESSMENTS COLLECTED WITH TAXES, TO BE LEVIED FOR THE FISCAL YEAR 2006-2007 THAT ARE A LIEN NOT YET PAYABLE.

ASSESSORS PARCEL NO.: [7218-002-913](#)

- B. PROPERTY TAXES, FOR THE FISCAL YEAR 2005 - 2006 ARE PAID. FOR PRORATION PURPOSES THE AMOUNTS ARE:

1 ST INSTALLMENT:	\$0.00 PAID
2 ND INSTALLMENT:	\$0.00 PAID
CODE AREA:	0005500

ASSESSORS PARCEL NO.: [7128-002-913](#)

- C. THE LIEN OF SUPPLEMENTAL OR ESCAPED ASSESSMENTS OF PROPERTY TAXES, IF ANY, MADE PURSUANT TO THE PROVISIONS OF PART 0.5, CHAPTER 3.5 OR PART 2, CHAPTER 3, ARTICLES 3 AND 4 RESPECTIVELY (COMMENCING WITH SECTION 75) OF THE REVENUE AND TAXATION CODE OF THE STATE OF CALIFORNIA AS A RESULT OF THE TRANSFER OF TITLE TO THE VESTEE NAMED IN SCHEDULE A; OR AS A RESULT OF CHANGES IN OWNERSHIP OR NEW CONSTRUCTION OCCURRING PRIOR TO DATE OF POLICY.

1. COVENANTS, CONDITIONS AND RESTRICTIONS (BUT OMITTING ANY COVENANT OR RESTRICTIONS, IF ANY, BASED UPON ON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, FAMILIAL STATUS, MARITAL STATUS, DISABILITY, HANDICAP, NATIONAL ORIGIN, ANCESTRY, OR SOURCE OF INCOME, AS SET FORTH IN APPLICABLE STATE OR FEDERAL LAWS, EXCEPT TO THE EXTENT THAT SAID COVENANT OR RESTRICTION IS PERMITTED BY APPLICABLE LAW) AS SET FORTH IN THE DOCUMENT

RECORDED: OCTOBER 31, 1980 AS INSTRUMENT NO. 80-1090886 OF OFFICIAL RECORDS

NOTE: SECTION [12956.1](#) OF THE GOVERNMENT CODE PROVIDES THE FOLLOWING: "IF THIS DOCUMENT CONTAINS ANY RESTRICTION BASED ON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, FAMILIAL STATUS, MARITAL STATUS, DISABILITY, NATIONAL ORIGIN, SOURCE OF INCOME AS DEFINED IN SUBDIVISION (P) OF SECTION 12955, OR ANCESTRY, THAT RESTRICTION VIOLATES STATE AND FEDERAL FAIR HOUSING LAWS AND IS VOID, AND MAY BE REMOVED PURSUANT TO SECTION 12956.2 OF THE GOVERNMENT CODE. LAWFUL RESTRICTIONS UNDER STATE AND FEDERAL LAW ON THE AGE OF OCCUPANTS IN SENIOR HOUSING OR HOUSING FOR OLDER PERSONS SHALL NOT BE CONSTRUED AS RESTRICTIONS BASED ON FAMILIAL STATUS."

SCHEDULE B

(continued)

2. THE RIGHT TO ENTER UPON AND TO PASS AND REPASS OVER AND ALONG SAID LAND AND TO DEPOSIT TOOLS, IMPLEMENTS, AND OTHER MATERIALS, AS RESERVED IN THE DEED FROM THE UNITED STATES OF AMERICA, RECORDED OCTOBER 31, 1980 AS INSTRUMENT NO. 80-1090886 OF OFFICIAL RECORDS.
3. A DOCUMENT SUBJECT TO ALL THE TERMS, PROVISIONS AND CONDITIONS THEREIN CONTAINED.

ENTITLED: NEGATIVE COVENANT AGREEMENT
RECORDED: OCTOBER 27, 1982 AS INSTRUMENT NO. 82-1079688 OF
OFFICIAL RECORDS

REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.

NOTE: SAID AGREEMENT WAS NOT EXECUTED BY THE CITY OF LONG BEACH, A MUNICIPAL CORPORATION, THE FEE OWNER OF SAID LAND AT THAT TIME.

4. AN EASEMENT FOR THE PURPOSE SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT.

PURPOSE: PUBLIC USES INCLUDING BUT NOT LIMITED TO SEWERS,
STORM DRAINS, UTILITIES AND RELATED ACCESS
RECORDED: MAY 12, 1983 AS INSTRUMENT NO. 83-534066 OF OFFICIAL
RECORDS
AFFECTS: THAT PORTION OF SAID LAND MORE PARTICULARLY
DESCRIBED THEREIN

5. ANY INTEREST OF THE PERSON(S) SHOWN BELOW AS APPEARING AS AN ASSESSED OWNER(S) OF SAID LAND ON THE COUNTY SECURED TAX ROLLS.

NAME: THE CITY OF LONG BEACH

END OF SCHEDULE B

INFORMATIONAL NOTES

NOTE NO. 1:

1. NO GUARANTEE IS GIVEN NOR LIABILITY ASSUMED WITH RESPECT TO THE IDENTITY OF ANY PARTY NAMED OR REFERRED TO HEREIN OR WITH RESPECT TO THE VALIDITY, LEGAL EFFECT, OR PRIORITY OF ANY MATTER SHOWN HEREIN.
2. NEITHER SHOULD ANY INSTRUMENTS FOR RECORDATION BE PREPARED BASED ON THIS REPORT, AND THIS COMPANY ASSUMES NO LIABILITY IF THIS REPORT IS USED FOR ANY PURPOSE IN VIOLATION OF THE REAL ESTATE LAW AND/OR "SUBDIVISION MAP ACT."
3. ANY AND ALL EXCLUSIONS AS SHOWN ON THE ATTACHMENT TO THIS REPORT APPLY.

NOTE NO. 2: SECTION 12413.1, CALIFORNIA INSURANCE CODE BECAME EFFECTIVE JANUARY 1, 1990. THIS LEGISLATION REGULATES THE DISBURSEMENT OF FUNDS DEPOSITED WITH ANY TITLE ENTITY ACTING IN AN ESCROW OR SUB-ESCROW CAPACITY. THE LAW REQUIRES THAT ALL FUNDS BE DEPOSITED AND COLLECTED BY THE TITLE ENTITY'S ESCROW AND/OR SUB-ESCROW ACCOUNT PRIOR TO DISBURSEMENT OF ANY FUNDS. SOME METHODS OF FUNDING MAY BE SUBJECT TO A HOLDING PERIOD, WHICH MUST EXPIRE BEFORE ANY FUNDS MAY BE DISBURSED. IN ORDER TO AVOID ANY SUCH DELAYS, ALL FUNDING SHOULD BE DONE VIA WIRE TRANSFER. FUNDS DEPOSITED WITH THE COMPANY VIA WIRE TRANSFER MAY BE DISBURSED UPON RECEIPT. FUNDS DEPOSITED BY CASHIERS CHECKS, CERTIFIED CHECKS, AND TELLER'S CHECKS IS ONE BUSINESS DAY AFTER THE DAY DEPOSITED. OTHER CHECKS MAY REQUIRE HOLD PERIODS FROM TWO TO FIVE BUSINESS DAYS AFTER THE DAY DEPOSITED, AND MAY DELAY YOUR CLOSING. THE COMPANY MAY RECEIVE BENEFITS FROM SUCH BANKS BASED UPON THE BALANCES IN SUCH ACCOUNTS. SUCH BENEFITS WILL BE RETAINED BY THE COMPANY AS PART OF ITS COMPENSATION FOR HANDLING SUCH FUNDS.

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NOTE NO. 4: CALIFORNIA REVENUE AND TAXATION CODE SECTION 18668, EFFECTIVE JANUARY 1, 1991, REQUIRES THAT THE BUYER IN ALL SALES OF CALIFORNIA REAL ESTATE, WITHHOLD 3-1/3% OF THE TOTAL SALES PRICE AS CALIFORNIA STATE INCOME TAX, SUBJECT TO THE VARIOUS PROVISIONS OF THE LAW AS THEREIN CONTAINED, AND AS AMENDED.

INFORMATIONAL NOTES

(continued)

NOTE NO. 5: WIRE TRANSFERS

IN THE EVENT YOUR TRANSACTION IS BEING ESCROWED BY A CHICAGO TITLE OFFICE, CONTACT SHOULD BE MADE WITH THE OFFICE TO OBTAIN CORRECT WIRING INSTRUCTIONS. FAILURE TO DO SO COULD RESULT IN A DELAY IN THE RECEIPT OF FUNDS AND SUBSEQUENT CLOSING OF YOUR TRANSACTION.

CHICAGO TITLE WILL DISBURSE BY WIRE-OUT ONLY COLLECTED FUNDS OR FUNDS RECEIVED BY CONFIRMED WIRE-IN.

THE FEE FOR EACH WIRE-OUT IS \$25.00.

THE COMPANY'S WIRE-IN INSTRUCTIONS ARE:

BANK:	UNION BANK 2001 MICHELSON DRIVE IRVINE, CA 92714
BANK ABA NO.:	122000496
ACCOUNT NAME:	CHICAGO TITLE COMPANY, C&I/SUBDIVISION – IRVINE
ACCOUNT NO.:	9120052915
FOR CREDIT TO:	CHICAGO TITLE COMPANY 16969 VON KARMAN, SUITE 200 IRVINE, CA 92606
ORDER NO.:	603813734-M10

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[SEE EXCLUSIONS FROM COVERAGE](#)

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Customer Information:

City of Long Beach
333 W. Ocean Blvd. 3rd Floor
Long Beach, CA 90802
Attn: Nancy Garver
Email: Nancy_Garver@LongBeach.gov

PRELIMINARY REPORT

Property Address: NO SITUS
LONG BEACH, CA

Dated as of: JULY 5, 2006 at 7:30 am

CHICAGO TITLE INSURANCE COMPANY hereby reports that it is prepared to issue, or cause to be issued, as of the date hereof, a Policy or Policies of Title Insurance describing the land and the estate or interest therein hereinafter set forth, insuring against loss which may be sustained by reason of any defect, lien or encumbrance not shown or referred to as an Exception in Schedule B or not excluded from coverage pursuant to the printed Schedules, Conditions and Stipulations of said Policy forms.

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SCHEDULE A

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PRELIMINARY REPORT ONLY

1. THE ESTATE OR INTEREST IN THE LAND HEREINAFTER DESCRIBED OR REFERRED TO COVERED BY THIS REPORT IS:

A FEE

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UNITED STATES OF AMERICA, AND ITS ASSIGNS

3. THE LAND REFERRED TO IN THIS REPORT IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF LOS ANGELES AND IS DESCRIBED IN THE LEGAL DESCRIPTION, ATTACHED HERETO:

END OF SCHEDULE A

LEGAL DESCRIPTION

THAT PORTION OF LOT 6 OF TRACT NO. 10548, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 174 PAGES 15 THROUGH 23 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF TRACT NO. 11451, AS PER MAP RECORDED IN BOOK 255 PAGES 40 AND 41 OF MAPS IN SAID COUNTY RECORDER'S OFFICE, SAID CORNER ALSO BEING IN THE SOUTHERLY LINE OF SAID LOT 6; THENCE ALONG SAID SOUTHERLY LINE, NORTH 89° 47' 45" WEST 739.00 FEET TO THE SOUTHEAST CORNER OF TRACT NO. 14231, AS PER MAP RECORDED IN BOOK 323 PAGES 38 THROUGH 41 INCLUSIVE OF MAPS IN SAID COUNTY RECORDER'S OFFICE; THENCE ALONG THE EASTERLY LINE OF SAID TRACT NO. 14231, NORTH 0° 11' 15" EAST 1614.85 FEET TO THE NORTHEAST CORNER OF SAID TRACT NO. 14231, SAID NORTHEAST CORNER ALSO BEING IN A CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 2000.00 FEET A RADIAL LINE TO SAID POINT BEARS SOUTH 18° 09' 49" WEST; THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 4° 02' 05" AN ARC DISTANCE OF 140.84 FEET; THENCE TANGENT TO SAID CURVE SOUTH 67° 48' 06" SECONDS EAST 267.21 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 2000.00 FEET; THENCE SOUTHEASTERLY ALONG LAST SAID CURVE THROUGH A CENTRAL ANGLE OF 10° 44' 53" AN ARC DISTANCE OF 375.18 FEET TO THE NORTHWEST CORNER OF SAID TRACT NO. 11451; THENCE ALONG THE WESTERLY LINE OF SAID TRACT NO. 11451, SOUTH 0° 11' 15" WEST 1359.46 FEET TO THE POINT OF BEGINNING.

EXCEPT THAT PORTION OF LOT 6 DESCRIBED IN THE DEED RECORDED SEPTEMBER 13, 1982 AS INSTRUMENT NO. 82-924161 OF OFFICIAL RECORDS.

ALSO EXCEPT THAT PORTION OF LOT 6 LYING SOUTHERLY OF THE NORTHERLY LINE OF THE LAND DESCRIBED IN THE DEED RECORDED MAY 4, 1983 AS INSTRUMENT NO. 83-494189 OF OFFICIAL RECORDS.

ALSO EXCEPT THEREFROM ANY PORTION THEREOF LYING WITHIN WILLOW STREET, AS DESCRIBED IN THE DEED TO THE CITY OF LONG BEACH RECORDED OCTOBER 19, 1952 AS INSTRUMENT NO. 2319 IN BOOK 40057 PAGE 241 OF OFFICIAL RECORDS.

ALSO EXCEPT THAT PORTION OF SAID LAND LYING WITHIN GRAND AVENUE, AS SHOWN ON PARCEL MAP NO. 14348 FILED IN BOOK 140, PAGES 35, 36 AND 37 OF PARCEL MAPS.

NOTE: THE ABOVE DESCRIPTION IS SOLELY PROVIDED AS AN ACCOMMODATION TO FACILITATE THIS REPORT. THERE IS NO DESCRIPTION OF RECORD THAT DESCRIBES JUST APN 7218-002-915. NO INSTRUMENTS FOR RECORDATION FOR THE PURPOSE OF TITLE INSURANCE SHOULD BE PREPARED BASED ON THIS DESCRIPTION.

END OF LEGAL DESCRIPTION

SCHEDULE B

AT THE DATE HEREOF EXCEPTIONS TO COVERAGE IN ADDITION TO THE PRINTED EXCEPTIONS AND EXCLUSIONS IN THE POLICY FORM DESIGNATED ON THE FACE PAGE OF THIS REPORT WOULD BE AS FOLLOWS:

- A. PROPERTY TAXES, INCLUDING ANY ASSESSMENTS COLLECTED WITH TAXES, TO BE LEVIED FOR THE FISCAL YEAR 2006-2007 THAT ARE A LIEN NOT YET PAYABLE.

ASSESSORS PARCEL NO.: [7218-002-915](#)

- B. PROPERTY TAXES, FOR THE FISCAL YEAR 2005 - 2006 ARE PAID. FOR PRORATION PURPOSES THE AMOUNTS ARE:

1 ST INSTALLMENT:	\$0.00 PAID
2 ND INSTALLMENT:	\$0.00 PAID
CODE AREA:	0005500

ASSESSORS PARCEL NO.: [7218-002-915](#)

- C. THE LIEN OF SUPPLEMENTAL OR ESCAPED ASSESSMENTS OF PROPERTY TAXES, IF ANY, MADE PURSUANT TO THE PROVISIONS OF PART 0.5, CHAPTER 3.5 OR PART 2, CHAPTER 3, ARTICLES 3 AND 4 RESPECTIVELY (COMMENCING WITH SECTION 75) OF THE REVENUE AND TAXATION CODE OF THE STATE OF CALIFORNIA AS A RESULT OF THE TRANSFER OF TITLE TO THE VESTEE NAMED IN SCHEDULE A; OR AS A RESULT OF CHANGES IN OWNERSHIP OR NEW CONSTRUCTION OCCURRING PRIOR TO DATE OF POLICY.

1. A DOCUMENT SUBJECT TO ALL THE TERMS, PROVISIONS AND CONDITIONS THEREIN CONTAINED.

ENTITLED:	NEGATIVE COVENANT AGREEMENT
RECORDED:	OCTOBER 27, 1982 AS INSTRUMENT NO. 82-1079688 OF OFFICIAL RECORDS

REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.

END OF SCHEDULE B

INFORMATIONAL NOTES

NOTE NO. 1:

1. NO GUARANTEE IS GIVEN NOR LIABILITY ASSUMED WITH RESPECT TO THE IDENTITY OF ANY PARTY NAMED OR REFERRED TO HEREIN OR WITH RESPECT TO THE VALIDITY, LEGAL EFFECT, OR PRIORITY OF ANY MATTER SHOWN HEREIN.
2. NEITHER SHOULD ANY INSTRUMENTS FOR RECORDATION BE PREPARED BASED ON THIS REPORT, AND THIS COMPANY ASSUMES NO LIABILITY IF THIS REPORT IS USED FOR ANY PURPOSE IN VIOLATION OF THE REAL ESTATE LAW AND/OR "SUBDIVISION MAP ACT."
3. ANY AND ALL EXCLUSIONS AS SHOWN ON THE ATTACHMENT TO THIS REPORT APPLY.

NOTE NO. 2: SECTION 12413.1, CALIFORNIA INSURANCE CODE BECAME EFFECTIVE JANUARY 1, 1990. THIS LEGISLATION REGULATES THE DISBURSEMENT OF FUNDS DEPOSITED WITH ANY TITLE ENTITY ACTING IN AN ESCROW OR SUB-ESCROW CAPACITY. THE LAW REQUIRES THAT ALL FUNDS BE DEPOSITED AND COLLECTED BY THE TITLE ENTITY'S ESCROW AND/OR SUB-ESCROW ACCOUNT PRIOR TO DISBURSEMENT OF ANY FUNDS. SOME METHODS OF FUNDING MAY BE SUBJECT TO A HOLDING PERIOD, WHICH MUST EXPIRE BEFORE ANY FUNDS MAY BE DISBURSED. IN ORDER TO AVOID ANY SUCH DELAYS, ALL FUNDING SHOULD BE DONE VIA WIRE TRANSFER. FUNDS DEPOSITED WITH THE COMPANY VIA WIRE TRANSFER MAY BE DISBURSED UPON RECEIPT. FUNDS DEPOSITED BY CASHIERS CHECKS, CERTIFIED CHECKS, AND TELLER'S CHECKS IS ONE BUSINESS DAY AFTER THE DAY DEPOSITED. OTHER CHECKS MAY REQUIRE HOLD PERIODS FROM TWO TO FIVE BUSINESS DAYS AFTER THE DAY DEPOSITED, AND MAY DELAY YOUR CLOSING. THE COMPANY MAY RECEIVE BENEFITS FROM SUCH BANKS BASED UPON THE BALANCES IN SUCH ACCOUNTS. SUCH BENEFITS WILL BE RETAINED BY THE COMPANY AS PART OF ITS COMPENSATION FOR HANDLING SUCH FUNDS.

NOTE NO. 3: THE CHARGE WHERE AN ORDER IS CANCELLED AFTER THE ISSUANCE OF THE REPORT OF TITLE, WILL BE THAT AMOUNT WHICH IN THE OPINION OF THE COMPANY IS PROPER COMPENSATION FOR THE SERVICES RENDERED OR THE PURPOSE FOR WHICH THE REPORT IS USED, BUT IN NO EVENT SHALL SAID CHARGE BE LESS THAN THE MINIMUM AMOUNT REQUIRED UNDER SECTION 12404.1 OF THE INSURANCE CODE OF THE STATE OF CALIFORNIA. IF THE REPORT CANNOT BE CANCELLED "NO FEE" PURSUANT TO THE PROVISIONS OF SAID INSURANCE CODE, THEN THE MINIMUM CANCELLATION FEE SHALL BE THAT PERMITTED BY LAW.

NOTE NO. 4: CALIFORNIA REVENUE AND TAXATION CODE SECTION 18668, EFFECTIVE JANUARY 1, 1991, REQUIRES THAT THE BUYER IN ALL SALES OF CALIFORNIA REAL ESTATE, WITHHOLD 3-1/3% OF THE TOTAL SALES PRICE AS CALIFORNIA STATE INCOME TAX, SUBJECT TO THE VARIOUS PROVISIONS OF THE LAW AS THEREIN CONTAINED, AND AS AMENDED.

INFORMATIONAL NOTES

(continued)

NOTE NO. 5: WIRE TRANSFERS

IN THE EVENT YOUR TRANSACTION IS BEING ESCROWED BY A CHICAGO TITLE OFFICE, CONTACT SHOULD BE MADE WITH THE OFFICE TO OBTAIN CORRECT WIRING INSTRUCTIONS. FAILURE TO DO SO COULD RESULT IN A DELAY IN THE RECEIPT OF FUNDS AND SUBSEQUENT CLOSING OF YOUR TRANSACTION.

CHICAGO TITLE WILL DISBURSE BY WIRE-OUT ONLY COLLECTED FUNDS OR FUNDS RECEIVED BY CONFIRMED WIRE-IN.

THE FEE FOR EACH WIRE-OUT IS \$25.00.

THE COMPANY'S WIRE-IN INSTRUCTIONS ARE:

BANK:	UNION BANK 2001 MICHELSON DRIVE IRVINE, CA 92714
BANK ABA NO.:	122000496
ACCOUNT NAME:	CHICAGO TITLE COMPANY, C&I/SUBDIVISION – IRVINE
ACCOUNT NO.:	9120052915
FOR CREDIT TO:	CHICAGO TITLE COMPANY 16969 VON KARMAN, SUITE 200 IRVINE, CA 92606
ORDER NO.:	603813736-M10

NOTE NO. 6: THE PLAT, (MAP), WHICH IS ATTACHED TO THIS REPORT, IS TO ASSIST YOU IN LOCATING LAND WITH REFERENCE TO STREETS AND OTHER PARCELS. WHILE THIS PLAT IS BELIEVED TO BE CORRECT, THE COMPANY ASSUMES NO LIABILITY FOR ANY LOSS OCCURRING BY REASON OF RELIANCE THEREON.

[SEE EXCLUSIONS FROM COVERAGE](#)

[PRIVACY STATEMENT](#)

IMPORTANT INFORMATION:

FOR THOSE OF YOU RECEIVING THIS REPORT BY ELECTRONIC DELIVERY THE PRIVACY STATEMENT AND EXCLUSIONS FROM COVERAGE ARE LINKED TO THIS REPORT. PLEASE REVIEW THIS INFORMATION BY SELECTING THE LINK. FOR THOSE OF YOU WHO ARE RECEIVING A HARD COPY OF THIS REPORT, A COPY OF THIS INFORMATION HAS BEEN SUBMITTED FOR YOUR REVIEW.